MINUTES OF A REGULAR MEETING OF THE TORRANCE CITY COUNCIL

1. <u>CALL TO ORDER</u>

The Torrance City Council convened in a regular session at 5:32 p.m. on Tuesday, January 5, 1999, in the City Council Chambers at Torrance City Hall.

ROLL CALL

Present: Councilmembers Cribbs, Horwich, Lee, Messerlian*, O'Donnell*,

and Mayor Hardison.

*Councilwoman O'Donnell arrived at 5:35 p.m.

*Councilman Messerlian left City Hall at 6:38 p.m.

Absent: Councilman Walker.

Also Present: City Manager Jackson, City Attorney Fellows,

City Clerk Herbers, and other staff representatives.

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At this time Agenda Item No. 20 was considered out of order.

20. **EXECUTIVE SESSION**

At 5:32 p.m., pursuant to California Government Code Sections 54957.6, 54956.9(a), and 54956.9(b)(3)(B), 54946.9(c) and 54956.8, the Council recessed into a closed session to confer on matters listed on the meeting agenda.

At 7:12 p.m., the Council reconvened in Council Chambers.

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2. FLAG SALUTE/ INVOCATION

The Pledge of Allegiance was led by North High School Army JROTC, Sgt. John Tucker commanding.

Pastor E. Lorne Jack, South Bay Alliance Church, gave the invocation for the meeting.

3. AFFIDAVIT OF POSTING/WAIVE FURTHER READING

MOTION: Councilman Lee moved to accept and file the report of the City Clerk on the posting of the agenda for this meeting. The motion was seconded by Councilwoman Cribbs and, there being no objection, it was so ordered by Mayor Hardison (absent Councilmen Messerlian and Walker).

Sue SweetCity CouncilRecording Secretary1January 5, 1999

MOTION: Councilman Lee moved that, after the City Clerk has read aloud the number and title to any resolution or ordinance on the meeting agenda, the further reading thereof shall be waived, reserving and guaranteeing to each Councilmember the right to demand the reading of any such resolution or ordinance in regular order. The motion was seconded by Councilwoman Cribbs, and, there being no objection, it was so ordered by Mayor Hardison (absent Councilmen Messerlian and Walker).

4. <u>WITHDRAWN/DEFERRED ITEMS</u>

City Manager Jackson announced that Item No. 7h (JTPA Employment and Training Agreements) was withdrawn and rescheduled for January 12, 1999; that Item No. 13a (Selection of City Council Standing Committees) was deferred for one week due to Councilmember absences; that Item No. 13c (Mission Air Lease) was withdrawn; that Item No. 15a (Appeal of License Review Board Decision re Torrance Women's Club) was withdrawn and rescheduled for January 19, 1999 due to a notification problem; and that Redevelopment Agency Agenda Item No. 4c (Trans Machine Project) was withdrawn.

5. COUNCIL COMMITTEE MEETINGS AND ANNOUNCEMENTS

None.

6. **COMMUNITY MATTERS**

6a. PROCLAMATION RE "CALIFORNIA SCHOOL BOARD RECOGNITION MONTH"

Mayor Hardison presented a proclamation declaring the month of January 1999 as "California School Board Recognition Month" in the City of Torrance to Beth Wilson, President of Torrance Unified School District Board of Education; Heidi Ashcraft, Vice President; Board members Dr. William Blischke, Gary Kuwahara, and John Eubanks; and Dr. Arnold C. Plank, Superintendent of Schools. Ms. Wilson expressed her appreciation for Councilmembers' support during the recent school bond election and commended Dr. Plank for his service to the District.

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Mayor Hardison presented a framed Certificate of Appointment to Councilman Horwich.

City Clerk Herbers announced that Commission applications are being accepted in the City Clerk's office until 5:30 p.m. on January 6, 1999, with appointments to be made at the January 12, 1999 City Council meeting.

City Clerk Herbers invited the public to the Clerk's office to view oil paintings by Judy Der, this month's artist from the Torrance Artist Guild.

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7. **CONSENT CALENDAR**

7a. **RELEASE LETTER FOR TRACT NO. 52190**

Recommendation

The Engineering Director recommends that City Council approve the release of the set aside letter in the amount of \$80,000 for Tract 52190, located at 1800-1812 Martina Avenue.

7b. TERMINATION OF CONTRACT NEGOTIATIONS RE IQ MAGIC

Recommendations

The Parks and Recreation Director recommends that City Council approve the termination of contract negotiations with IQ Magic for the design and development of the exhibits for the Madrona Marsh Nature Center; and direct staff to solicit Requests for Proposals from prospective exhibit design firms.

7c. REVISION OF AREA G - OFFICE OF EMERGENCY PREPAREDNESS JOINT POWERS (JTPA) AGREEMENT

Recommendation

The Chief of Police recommends that City Council approve the revised Joint Powers Authority agreement for Area G for the provision of disaster related response and recovery programs.

7d. PURCHASE ORDER RE TORRANCE TRANSIT BUSES

Recommendation

The Transit General Manager recommends that City Council authorize a purchase order be issued to the Gillig Corporation in the amount of \$2,149,383.28 (including sales tax) for the purchase of eight 40-foot buses that will be used in daily service for the Torrance Transit System.

7e. **CONTRACT RE FAMILY FUN TIME**

Recommendation

The Parks and Recreation Director recommends that City Council approve an agreement hiring Family Fun Time as a provider of pre-school classes at Greenwood Park, not to exceed the amount of \$75,240.

7f. PARKS AND RECREATION DEPARTMENT DONATIONS

Recommendation

The Parks and Recreation Director recommends that City Council accept donations from the Friends of Madrona Marsh and the Torrance Artists' Guild and appropriate \$2,945 to Operations Account No. 934521 for the construction of Duck Island.

7g. PURCHASE ORDER RE PARAMEDIC MEDICAL AND PHARMACEUTICAL SUPPLIES

Recommendation

The Fire Chief recommends that City Council authorize a purchase order for an amount not to exceed \$70,000.00 to Promedix, West Jordan, Utah, for the purchase of paramedic medical and pharmaceutical supplies. The Fire Chief recommends that the purchase of said supplies be in accordance with the bid of the City of Inglewood.

7h. <u>JOB TRAINING PARTNERSHIP ACT (JTPA) EMPLOYMENT AND TRAINING</u> AGREEMENTS

Recommendation

The Workforce Development Committee of the Carson/Lomita/Torrance Private Council and the Human Resources Director of the City of Torrance recommend that City Council authorize the execution of agreements for employment and training services with Los Angeles Harbor College for Basic Skills training (\$120,000), Academic and Extension courses (\$50,000), and Business Computing Workshops (\$50,000).

Withdrawn (see page 2).

7i. TORRANCE BOULEVARD IRRIGATION SYSTEM UPGRADE

Recommendation

The Parks and Recreation Director recommends that City Council:

- (1) Accept the bid from and award a contract to Bennett Landscape Company in the amount of \$57,000;
- (2) Authorize staff to prepare a standard contract;
- (3) Authorize the Mayor to execute and the City Clerk to attest to the contract on behalf of the City: and
- (4) Allocate \$59,850 from the previously appropriated Capital Improvement Project titled "Park and Parkway/Median Automation of Irrigation Systems" to cover the cost of this project.

MOTION: Councilwoman O'Donnell moved for the approval of Consent Calendar Item Nos. 7a, 7b, 7c, 7d, 7e, 7f, 7g and 7i. The motion was seconded by Councilman Lee and passed by unanimous roll call vote (absent Councilmen Messerlian and Walker).

13. **ADMINISTRATIVE MATTERS**

13a. SELECTION OF STANDING COMMITTEES

Recommendation

The City Manager recommends that City Council select the Council standing committee chairs and members.

Deferred for one week (see page 2).

13b. CONSENT TO ASSIGNMENT AND STOCK PURCHASE - PEYTON CRAMER

Recommendation

The Land Management Team recommends that City Council consent to an assignment of lease and stock purchase by and among the City of Torrance (Landlord), Peyton A. Cramer, as Trustee of the Cramer Trust(s) (Tenant), Peyton A. Cramer Automotive, Inc. (Dealership), and Republic Industries, Inc. (Assignee), for the property located at 25341 Crenshaw Boulevard.

<u>MOTION:</u> Councilman Lee moved to concur with the staff recommendation. The motion was seconded by Councilwoman Cribbs and passed by unanimous roll call vote (absent Councilmen Messerlian and Walker).

13c. MISSION AIR LEASE

Recommendation

The Land Management Team recommends that City Council approve a month-to-month lease between the City of Torrance and Mission Air for the premises located at 2955 Airport Drive at the Zamperini File/Torrance Municipal Airport.

Withdrawn (see page 2).

13d. COMMITTEE REPORT ON FY 1998-99 FIRST QUARTER BUDGET REVIEW

Recommendation

The Finance and Governmental Operations Committee recommends that City Council accept and file the First Quarter Budget Review and concur with the following recommendations to:

- (1) Accept and file the first quarter reports;
- (2) Approve the recommended appropriations to the General Fund reserves of \$750,000 for the Self-Insurance Contingency Reserve, \$400,000 for the Infrastructure Specific Purpose Reserve and \$150,000 for the Litigation Specific Purpose Reserve.

Councilman Lee reported that the Finance and Governmental Operations Committee had met in November 1998 to review the first quarter of the FY 1998-99 Budget. Referring to information included in the agenda and supplemental material, he noted that the Water Enterprise Fund has a sizable balance which is projected to increase over the next five years and that it appears that no money was spent from the Sewer Enterprise Fund last year. He commented that rates were increased to cover the cost of improvements and if the City cannot spend the money being collected, they should consider cutting water and sewer rates.

Mayor Hardison indicated that sewer improvements had been delayed because of staffing difficulties and suggested the possibility of a more aggressive project schedule if the capital is available.

Councilwoman Cribbs related her understanding that the reports referenced by Councilman Lee do not reflect the total picture and recommended that a more detailed report be provided in the future. She expressed support for aggressively addressing the sewer problem in North Torrance.

Councilwoman O'Donnell commented on problems with aging water and sewer pipes in North Torrance and the Downtown area; voiced support for replacing them as soon as possible; and expressed concerns that money is being spent for stopgap repairs that would be more efficiently spent on installing new lines.

Engineering Director Burtt offered to bring back to the Council an updated assessment of the City's water and sewer systems so that they can have a better understanding of the magnitude of the problem that exists and the revenue that is available to address the problem.

<u>MOTION:</u> Councilman Lee moved to concur with the staff recommendations. The motion was seconded by Councilwoman Cribbs and passed by unanimous roll call vote (absent Councilmen Messerlian and Walker).

13e. EXTENSION OF MORATORIUM ON TAXICAB PERMITS

Recommendation

The City Attorney recommends that City Council adopt a resolution extending the current moratorium on the issuance of additional licenses to operate taxicab services in the City of Torrance for two months, through March 2, 1999. The City Attorney also requests direction whether the proposed revisions to the taxicab ordinance should again be referred to the Council's Transportation Committee, or whether the ordinance should be returned directly to the Council.

City Attorney Fellows presented the staff report (per written material of record), noting that the revised ordinance would have to be presented for first reading no later than January 19, 1999, and adopted on or before January 26, 1999, in order for it to become effective prior to March 2, the first meeting in March 1999.

A brief discussion ensued, and it was the consensus of the Council to extend the moratorium to May 4, 1999, and to send the matter back to the Transportation Committee.

Mayor Hardison requested that taxicab companies with pending applications be informed of the extension of the moratorium.

MOTION: Councilman Horwich moved to extend the existing moratorium on taxicab permits to May 4, 1999, and to refer the proposed revisions to the taxicab ordinance to the Council's Transportation Committee. The motion was seconded by Councilman Lee and passed by unanimous roll call vote (absent Councilmen Messerlian and Walker).

RESOLUTION NO. 99-02

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE, CALIFORNIA, EXTENDING THROUGH MAY 4, 1999, AN EXISTING MORATORIUM ON TAXICAB PERMITS ISSUED PURSUANT TO CHAPTER 6 OF DIVISION 3 OF THE TORRANCE MUNICIPAL CODE

<u>MOTION:</u> Councilman Lee moved for the adoption of Resolution No. 99-02. The motion was seconded by Councilwoman Cribbs and passed by unanimous roll call vote (absent Councilmen Messerlian and Walker).

13f. **REDEVELOPMENT AGENCY LOAN**

Considered concurrently with Redevelopment Agenda Item No. 4a (see page 8).

13g. FOODS COMPANY MARKETS, INC. SUBLEASE

Recommendation

The Land Management Team recommends that City Council:

- (1) Consent to an assignment of a sublease from Foods Company Markets, Inc., to Mrs. Gooch's Natural Foods Market, Inc.;
- (2) Grant an estoppel certificate; and
- (3) Grant an attornment agreement for the property located at 2655 Pacific Coast Hwy. located within Rolling Hills Plaza Shopping Center/Schwartz Parcel.

<u>MOTION:</u> Councilman Lee moved to concur with the staff recommendation. The motion was seconded by Councilwoman Cribbs and passed by unanimous roll call vote (absent Councilmen Messerlian and Walker).

15. **APPEALS**

15. <u>LICENSE REVIEW BOARD DECISION RE TORRANCE WOMEN'S CLUB</u>

Recommendation

The License Review Board recommends that City Council deny the appeal and concur with the decision of the Board to grant the Torrance Women's Club a free license and entertainment and dance permit for events sponsored and hosted by the Club, with the requirement that individuals renting the facility for private parties apply for sound permits and come before the Board on a case-by-case basis.

Deferred to January 19, 1999 (see page 2).

16. **2ND READING ORDINANCES**

16a. SECOND AND FINAL READING - ORDINANCE NO. 3460

ORDINANCE NO. 3460

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE, CALIFORNIA, APPROVING A ZONE CHANGE FROM R-1 (SINGLE-FAMILY RESIDENTIAL DISTRICT) TO PD (PLANNED DEVELOPMENT DISTRICT) OF A 7.2 ACRE PROPERTY LOCATED AT 23030 MAPLE AVENUE

<u>MOTION:</u> Councilman Lee moved for the adoption of Ordinance No. 3460. The motion was seconded by Councilwoman Cribbs and passed by unanimous roll call vote (absent Councilmen Messerlian and Walker).

18. **ADDENDUM MATTERS**

18a. ADDITIONAL EXECUTIVE SESSION ITEM

Additional item to be considered under 20 Executive Session.

d. REAL PROPERTY- CONFERENCE WITH REAL PROPERTY NEGOTIATOR (California Government Code 54956)

3. Property: Madison Park,

PCH between Madison St. & Aeroway

Negotiating Parties: LeRoy J. Jackson & David Simon

of ML Apartments, LLC

Under Negotiations: Terms of Lease

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At 7:55 p.m., the Council met as the Torrance Redevelopment Agency and Agenda Item No. 13f and Redevelopment Agency Item No. 4a were considered concurrently at this time.

13f. **REDEVELOPMENT LOAN**

Recommendation

The Redevelopment staff and the City Manager recommend that the City Council approve and appropriate a \$130,000 loan from the Water Fund and \$75,000 from the City's General Fund Reserve for Street Lighting to the Redevelopment Agency to fund public improvements associated with the Eagle Hardware Development.

<u>MOTION:</u> Councilman Lee moved to concur with the staff recommendation. The motion was seconded by Councilwoman Cribbs and passed by unanimous roll call vote (absent Councilmen Messerlian and Walker).

19. ORAL COMMUNICATIONS

- 19a. City Attorney Fellows noted that Addendum Item No. 18a had been discussed during executive session.
- 19b. Councilman Lee noted receipt of a communication from City Attorney Fellows regarding campaign contributions and the status of Proposition 208 currently under submission of the appellate court. It was the consensus of Council present to have City Attorney Fellows, at his first opportunity, bring back the previous City of Torrance campaign finance ordinance for Council consideration.
- 19c. Councilwoman O'Donnell invited the public to participate in the Friends of Madrona Marsh Sunday Science program on January 10, 1999, from 2:00 to 4:00 p.m. and a Nature Bird Walk on January 22 and 23, 1999, starting at 10:00 a.m.
- 19d. Councilwoman O'Donnell wished everyone a Happy New Year.
- 19e. Ms. Shirley Turner thanked Councilwoman O'Donnell for her support of the Madrona Marsh. She called attention to a film being shown at the Museum of Tolerance on January 12, 1999, "The Last Stand, the Struggle for Ballona Wetlands," that briefly features the Madrona Marsh and noted donation amounts. In addition, she announced the Friends of Madrona Marsh

Annual Dinner on January 17, 1999, with a program including a film, "Nature's Last Stand," and a speaker on California condors.

20. **EXECUTIVE SESSION**

At 8:10 p.m., Council recessed to continue in closed session. The Council returned to open session at 9:15 p.m., and no formal action was taken on any matter heard in closed session.

21. **ADJOURNMENT**

At 9:15 p.m., the meeting was adjourned to Tuesday, January 12, 1999, at 5:30 p.m. for an executive session, with the regular meeting commencing at 7:00 p.m.

ATTEST:	Mayor of the City of Torrance
City Clerk of the City of Torrance	